

***ISLAND COUNTY  
TAX FORECLOSURE SALE***

***MINIMUM BID LIST***

***December 6, 2016***

ISLAND COUNTY TREASURER  
ROBERTA L. HAPPEL, COLLECTIONS DEPUTY  
1 NE 7<sup>TH</sup> STREET, SUITE 111  
P.O. BOX 699  
COUPEVILLE, WA 98239  
(360) 678-7842

## ***FREQUENTLY ASKED QUESTIONS ~ 2016 TAX FORECLOSURE SALE***

|   |  |
|---|--|
| What are the date, time, and location of the tax sale?  | Auction begins at 9am on December 6 <sup>th</sup> at <a href="http://www.bid4assets.com">www.bid4assets.com</a>  |
| Where is the tax sale advertised?   | Whidbey-News Times<br>South Whidbey Record<br>Stanwood Camano News   |
| Where do I register for the tax sale?   | <a href="http://www.bid4assets.com">www.bid4assets.com</a>   |
| What payment requirements do you have at the sale?  | Funds must be wired within 24 hours of auction closing.  |
| Does Island County offer a financing program?   | No   |
| What type of ownership document is issued at the sale?  | A Treasurer's Tax Deed will be issued within 60 days.  |
| Once a property is acquired through your tax sale, is there a redemption period before I can take possession?   | Per RCW 84.64.070, there is a redemption period of 3 years for minors and legally incompetent persons. We recommend that you consult with an attorney to determine your legal rights and obligations when buying a foreclosure property. |
| What happens to the properties that do not sell at the auction? Can they be purchased directly from the County? | Please contact:<br>Island County Treasurer<br>Roberta L. Happel<br>P.O. Box 699<br>Coupeville, WA 98239<br>360-678-7842  |
| Additional information or questions should be referred to:  | Island County Treasurer<br>Roberta L. Happel<br>P.O. Box 699<br>Coupeville, WA 98239<br>360-678-7842   |
| Website information:  | <a href="http://www.islandcountywa.gov/treasurer">http://www.islandcountywa.gov/treasurer</a>  |



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**ITEM#: 1**

**PARCEL#: R13103-032-2500**

**PID#: 2749**

**LEGAL DESCRIPTION:**

*The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:*

That portion of Government Lot 2 and the Southwest quarter of the Southeast quarter of Section 3, Township 31 North, Range 1 East of the Willamette Meridian, described as follows:

The East 387.11 feet of the West 768.22 feet as measured along the South line of the following described tract: Beginning at a point that is North 89°25' West 730.29 feet and North 0°35' East 677.19 feet from the 1/4 corner common to Sections 3 and 10, Township 31 North, Range 1 East W.M.; thence South 0°35' West 637.19 feet; thence South 89°25' East 1206.33 feet to the West boundary of the county road; thence along said West boundary North 12°37'30" West 236.79 feet; thence along a curve to the right with a radius of 1432.69 feet and intercepting an angle of 10°10'30" and a distance of 254.43 feet; thence North 2927' West 131.57 feet; thence North 87°55'09" West 1102.86 feet to the true point of beginning. Except that portion conveyed to Island county for road purposes by deed recorded April 6, 1927 under Auditor's File No. 30141 in Volume 42 of Deeds, page 396.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

1020 Burchell Road  
Coupeville, WA 98239

**MINIMUM BID: \$17,944.54**

**ASSESSED VALUE: \$305,378.00**

PARCEL#: R13210-144-4380

**LEGAL DESCRIPTION:**

The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:

The North 85 feet, as measured parallel with and perpendicular to the North line of the following described tract:

That portion of Government Lot 3, in Section 10, Township 32 North, Range 1 East of the Willamette Meridian described as follows:

Beginning at the Southeast corner of Government Lot 3, in Section 10, Township 32 North, Range 1 East of the Willamette Meridian;

thence Westerly 133.6 feet to the Easterly line of county road known as Scenic Heights Road; thence

Northwesterly along said East line 187.2 feet;

thence Easterly 218.3 feet to the meander line;

thence Southerly along said meander line 157.5 feet to the point of beginning;

EXCEPT that portion lying northerly of that certain line described in Boundary Line Agreement dated January 19, 1966, and recorded January 21, 1966, under Auditor's File No. 179595, records of Island County, Washington, as follows:

Commencing at the Westernmost terminus of that certain boundary line described in the Boundary Line Agreement dated April 7, 1965, and recorded April 12, 1965, under Auditor's File No. 171204, records of Island County, Washington;

thence South 32°19'18" East along the Easterly line of the Scenic Heights Road, a distance of

102.31 feet to an iron pipe, said iron pipe being the true point of beginning of this description; thence North

88°50'57" East 113.05 feet to an iron pipe;

thence continue North 88°15'57" East 111.60 feet to the adjusted meander line, said point being the Easternmost terminus of the line being described herein.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

3278 SW Scenic Heights Street

Oak Harbor, WA 98277

**MINIMUM BID: \$20,398.01****ASSESSED VALUE: \$368,716.00**

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**ITEM#: 3**

**PARCEL#: R13221-374-2910**

**PID#: 23753**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

The North 439.63 feet of Government Lot 4, Section 21, Township 32 North, Range 1 East Willamette Meridian, situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$3,275.31**

**ASSESSED VALUE:**

LAND VALUE: \$ 15,000.00

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**ITEM#: 4**

**PARCEL#: R13235-434-0060**

**PID#: 30255**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

That portion of Government Lot 1, Section 35, Township 32 North, Range 1 East of the Willamette Meridian, lying West of a line which is North at right angles to the South line of said Government Lot from a point on said South line which is midway between the Southwest and Southeast corners of said Government Lot (as measured along the South line of said Government Lot)

EXCEPT the East 520 feet thereof.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID:     \$12,439.71**

**ASSESSED LAND VALUE: \$200,000.00**

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**ITEM#: 7**

**PARCEL#: R22908-533-0280**

**PID#: 49085**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

All of that property EXCEPT the North 90 feet of the following described tract:

That portion of the South 1/4 of the Southwest 1/4 of the Southwest 1/4 of Section 5, Township 29 North, Range 2 East W.M., lying West of the County Road and South of the South line of the North 615.18 feet of said South 1/2 of the Southwest 1/4 of the Southwest 1/4;

Also that portion of Government Lot 5, Section 6, Township 29 North, Range 2 East, W.M., lying between the North and South lines of the above described tract extended Westerly;

Also that portion of Government Lot 1, Section 8, Township 29 North, Range 2 East, W.M., and Government Lot 1, Section 7, Township 29 North, Range 2 East, W.M., lying West of the County Road and North of a line of a wire fence which said fence is approximately 126.5 feet South of and parallel with the North line of said Sections 7 and 8.

TOGETHER WITH one undivided share in the existing well and water system in which all users shall share operating and maintenance costs.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$21,904.93**

**ASSESSED VALUE: \$450,954.00**

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**ITEM#: 9**

**PARCEL#: R23004-402-2220**

**PID#: 59019**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

The West 60 feet of the East 282.36 feet (as measured along the South line) of the South 150 feet of that portion of Government Lot 4, Section 4, Township 30 North, Range 2 East of the Willamette Meridian, lying West of the county road known as North Bluff Road, conveyed to Island County by Deeds recorded November 17, 1954, under Auditor's File Nos. 96383 and 96385, records of Island County, Washington.

Parcel 2

The East 420 feet of the West 872.53 feet of the South 150 feet of that portion of Government Lot 4, Section 4, Township 30 North, Range 2, E.W.M., lying Westerly of the County Road.

Except that portion, if any, lying within the East 282.36 feet of the South 150 feet of that portion of said Government Lot 4 lying Westerly of County Road;

Together with a non-exclusive easement for road and utility purposes, over and across the North 20 feet of the East 282.36 feet of the South 150 feet of that portion of said Government Lot 4, lying Westerly of County Road.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,686.19**

**ASSESSED LAND VALUE: \$ 5000.00**

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**ITEM#: 10**

**PARCEL#: R23004-402-2930**

**PID#: 59037**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

The North 60' of the South 120' of that portion of Government Lot 4, Section 4, Township 30 North, Range 2 East, W.M., Island County, Washington, lying easterly of Lots 1 and 2, Plat of Surf Paradise, Division No. 1, as recorded in Volume 7 of Plats, page 74, records of Island County, Washington.

TOGETHER WITH the tidelands of second class abutting thereon.

TOGETHER WITH AND SUBJECT TO EASEMENT for ingress and egress and utility purposes under, upon and across a strip of land 60' in width the Westerly margin of which is the toe of the bluff; this easement is for the benefit of that portion of Government Lot 4 lying Easterly of said plat of Surf Paradise Division No. 1 and Northerly of the Easterly projection of the south line of said plat.

TOGETHER with an easement as recorded under Auditor's File No. 164658, Volume 134 of Deeds, page 730, records of said county.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,595.86**

**ASSESSED LAND VALUE: \$3530.00**

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**ITEM#: 11**

**PARCEL#: R23006-412-3580**

**PID#: 59545**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

All tidelands of the second class situate in front of, adjacent to or abutting upon that part of the Patrick Doyle Donation Land Claim in Section 6, Township 30 North, Range 2 East W.M., measured along the meander line in Island County, Washington, as follows, to-wit:

Beginning at a point on said meander line which bears South 6° East 23.50 chains from the meander corner to fractional Section 6, Township 30 North, Range 2 East W.M., and fractional Section 31, Township 31 North, Range 2 East W.M., and running thence South 6° East 5.50 chains, more or less, to the intersection of the South line of said Donation Land Claim with said meander line with a frontage of 5.50 lineal chains, more or less, measured along the meander line, according to a certified copy of the government field notes of the Survey thereof on file in the office of the Commissioner of Public Lands at Olympia, Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,374.82**

**ASSESSED LAND VALUE: \$3630.00**

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**ITEM#: 15**

**PARCEL#: R32801-058-3780**

**PID#: 111925**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Beginning at the quarter corner of the South Boundary of Section 1, Township 28 North, Range 3, East W.M., and running thence North 808.6 feet; thence East 1034 feet; thence South 26°46' West 23.1 feet to the true point of beginning; thence South 26°46' West 97.6 feet; thence South 46° East to the meander line; thence North 58° East along the meander line to a point which bears South 38°30' East from true point of beginning; thence North 38°30' West to the true point of beginning.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,384.27**

**ASSESSED LAND VALUE: \$ 10**

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**ITEM#: 16**

**PARCEL#: R32808-484-4750**

**PID#: 116047**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Beginning at the Northeast corner of Government Lot 2 in Section 8, Township 28 North, Range 3 East of the Willamette Meridian; thence South along the East line of said Lot 2 a distance of 420 feet to the true point of beginning; thence South along said East line of said Lot 2 a distance of 50 feet; thence West parallel to and at a constant distance of 470 feet from the North line of said Government Lot 2 a distance of 750 feet; thence Northerly a distance of 50 feet to a point 750 feet West of the true point of beginning; thence East on a line parallel to the North line of said Government Lot 2, to the true point of beginning; Except the East 20 feet thereof for road purposes. Situated in Island County, Washington.

**STREET ADDRESS:**

7635 Maxwelton Rd  
Clinton, WA 98236

**MINIMUM BID: \$16,956.62**

**ASSESSED VALUE: \$227,988.00**

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**ITEM#: 17**

**PARCEL#: R32907-288-3740**

**PID#: 126544**

**LEGAL DESCRIPTION:**

The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:

A portion of the Southwest 1/4 of the Northeast 1/4 of Section 7, Township 29 North, Range 3 East W.M., Island County, Washington, described as follows:

Commencing at the Southwest corner of said subdivision and the TRUE POINT OF BEGINNING;

thence North 1° 57' 08" East along the West line of said subdivision for a distance of 413.43 feet; thence South 87° 38' 33" East for a distance of 584.00 feet; thence South 1° 46' 00" West for a distance of 373.44 feet, thence North 87° 38' 33" West for a distance of 147.93 feet; thence South 1° 34' 52" West for a distance of 40.00 feet to the South line of said Southwest quarter of the Northeast quarter; thence North 87° 38' 33" West along the South line of said Southwest quarter of the Northeast quarter for a distance of 437.54 feet to the true point of beginning.

TOGETHER WITH a 60 foot wide easement, said easement being 30 feet each side of following described centerline:

Commencing at a point on Easterly margin of Thompson County Road, said point being 331.08 feet West of and 324.97 feet South of Southwest corner of Southwest quarter of Northeast quarter of Section 7, Township 29 North, Range 3 E.W.M.;

thence South 87° 42' 12" East for a distance of 810.51 feet; thence North 1° 34' 52" East for a distance of 364.16 feet; thence South 87° 38' 33" East for a distance of 147.93 feet; thence North 1° 46' 00" East for a distance of 787.79 feet to terminus of easement described herein.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$7,375.94**

**ASSESSED LAND VALUE: \$100,000.00**

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**ITEM#: 20**

**PARCEL#: R33023-281-4260**

**PID#: 149388**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 6, Block 1, PORTER'S ESTATES, DIVISION NO. 2, as delineated on survey filed in Book 4 of Surveys, page 1, recorded under Auditor's File No. 301047, records of Island County, Washington, being a portion of the Southeast Quarter of the Northeast Quarter, Section 23, Township 30 North, Range 3 East of the Willamette Meridian.

Situated in Island County, Washington.

**STREET ADDRESS:**

3798 Whale Way  
Camano Island, WA 98282

**MINIMUM BID: \$7,129.07**

**ASSESSED VALUE: \$89,214.00**

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**ITEM#: 22**

**PARCEL#: R33029-492-0620**

**PID#: 151409**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

That portion of Government Lot 4, Section 29, Township 30 North, Range 3 East, W.M., described as follows:  
Beginning at the intersection of the West line of county road known as Saratoga Road and the North line of said Section 29, being 402.8 feet East of the Northwest corner of said Section 29; thence East on said Section line 26.2 feet to center of said county road;  
thence on center line of county road South 39°21' East 788.28 feet;  
thence South 85°55' West 533.46 feet to a point which is 402.8 feet East of the West line of said Section 29;  
thence parallel to said Section line North 0°33'23" East 647.42 feet to the point of beginning; EXCEPT Saratoga county road right of way along the Northeasterly line thereof;  
  
Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

4006 Saratoga Rd  
Langley, WA 98260

**MINIMUM BID: \$8,099.29**

**ASSESSED VALUE: \$114,000.00**

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**ITEM#: 26**

**PARCEL#: S6010-05-00062-0**

**PID#: 175786**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 62, of Admirals Cove, Division No. 5, as per plat recorded in Volume 9 of Plats, pages 47 and 48, records of Island County.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$3,663.59**

**ASSESSED LAND VALUE: \$30,000.00**

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**ITEM#: 27**

**PARCEL#: S6010-06-00067-0**

**PID#:176936**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 67, Admiral's Cove #6, according to plat thereof in office of Auditor of Island County, Washington in Volume 10, Page 1.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2755.22**

**ASSESSED LAND VALUE: \$5000.00**

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**ITEM#: 28**

**PARCEL#: S603-00-02011-0**

**PID#: 180075**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot Eleven (11), Block Two (2), "Ander Park", according to the recorded plat thereof in the office of the Auditor of Island County, Washington, in Volume 6 of Plats, page 59.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,293.34**

**ASSESSED LAND VALUE: \$5000.00**

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**ITEM#: 29**

**PARCEL#: S6040-00-0A001-0**

**PID#: 180734**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 1, Block A, PLAT OF AQUA VIEW, according to the plat thereof, recorded in Volume 6 of Plats, page 54, records of Island County, Washington;

EXCEPT that portion conveyed to the State of Washington by deed recorded November 17, 1995 as Auditor's File No. 95018633, records of Island County, Washington.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,485.56**

**ASSESSED LAND VALUE: \$5000.00**

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**ITEM#: 30**

**PARCEL#: S6040-00-0A002-0**

**PID#: 180743**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 2, Block A, PLAT OF AQUA VIEW, according to the plat thereof, recorded in Volume 6 of Plats, page 54, records of Island County, Washington;

EXCEPT that portion conveyed to the State of Washington by deed recorded November 17, 1995 as Auditor's File No. 95018633, records of Island County, Washington.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,538.41**

**ASSESSED LAND VALUE: \$5000.00**

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**ITEM#: 31**

**PARCEL#: S6140-02-04001-0**

**PID#: 194060**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 1, Block 4, Plat of BON AIR, Division 2, according to the Plat thereof, recorded in Volume 7 of Plats, page 8, records of Island County, Washington.

**STREET ADDRESS:**

COUPEVILLE, WA 98239

**MINIMUM BID: \$1,969.71**

**ASSESSED LAND VALUE: \$10.00**

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**ITEM#: 38**

**PARCEL#: S7210-00-00019-0**

**PID#: 283945**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 19, Plat of Howell Waterfront Tracts, as per plat recorded in Volume 3 of Plats, page 27, records of Island County, Washington.

Situated in the County of Island, State of Washington.

**STREET ADDRESS:**

1336 DINES POINT RD  
GREENBANK, WA 98253

**MINIMUM BID: \$20,409.87**

**ASSESSED VALUE: \$386,541.00**

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**ITEM#: 40**

**PARCEL#: S7345-00-04017-0**

**PID#: 299493**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lots 17 and 18, Block 4 Plat, Plat of Langley, according to the plat thereof, recorded in Volume 2 of Plats, Page 15 records of Island County, Washington.

Situate in the County of Island, State of Washington

**STREET ADDRESS:**

606 1<sup>ST</sup> STREET  
LANGLEY, WA 98260

**MINIMUM BID: \$3,7282.00**

**ASSESSED VALUE: \$430,447.00**



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**ITEM#: 43**

**PARCEL#: S7410-00-02005-0**

**PID#: 309222**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 5, Block 2, Lost Lake Grove Division No. 1, according to the plat recorded in Volume 7 of Plats, pages 2 and 3, records of Island County, Washington.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

1442 LAKEWOOD DRIVE  
CAMANO ISLAND, WA 98282

**MINIMUM BID: \$10,128.02**

**ASSESSED VALUE: \$142,436.00**

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**ITEM#: 45**

**PARCEL#: S7575-00-09017-0**

**PID#: 332045**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 17, Block 9, Plat of Northgate Terrace, Division No. 1, according to the plat thereof, recorded in Volume 11 of Plats, pages 23, 24 and 25, records of Island County, Washington.

Situate in the County of Island County, State of Washington

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$5,472.89**

**ASSESSED VALUE: \$50,680.00**

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**ITEM#: 47**

**PARCEL#: S7720-00-02004-0**

**PID#: 348038**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 4, Block 2, Pehling Addition, according to the plat recorded in Volume 6 of Plats, page 23, records of Island County, Washington.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,496.45**

**ASSESSED LAND VALUE: \$5000.00**

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**ITEM#: 51**

**PARCEL#: S8110-00-13003-0**

**PID#: 379646**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 3, Block 13, Plat of Scatchet Head Addition, Div. 1, as per plat thereof recorded in Volume 8 of Plats, pages 3-6, records of Island County, Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,809.41**

**ASSESSED LAND VALUE: \$5000.00**

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**ITEM#: 54**

**PARCEL#: S8160-03-27002-0**

**PID#: 393933**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 2, Block 27, Plat of Sierra Division #3, as per plat recorded in Volume 10 of Plats, pages 66 and 67, records of Island County, Washington.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

NONE

**MINIMUM BID: \$2,659.79**

**ASSESSED LAND VALUE: \$7000.00**

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**ITEM#: 55**

**PARCEL#: S8305-03-09006-0**

**PID#: 408954**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

Lot 6, Block 9, Teronda West, Division No. 3, according to plat recorded in Volume 9 of Plats, page 1 and 2, records of Island County, Washington.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

SW NEINHUIS STREET  
OAK HARBOR, WA 98277

**MINIMUM BID: \$3,592.26**

**ASSESSED LAND VALUE: \$30,000.00**

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**ITEM#: 62**

**PARCEL#: R22907-525-5200**

**PID#: 522599**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

The North 90 feet of the following described tract:

That portion of the South 1/2 of the Southwest 1/4 of the Southwest 1/4 of Section 5, Township 29 North, Range 2, East W.M., lying West of the County road and South of the South line of the North 615.18 feet of said South 1/2 of the Southwest 1/4 of the Southwest 1/4; Also that portion of Government Lot 5, Section 6, Township 29 North, Range 2, East W.M., lying between the North and South lines of the above described tract extended Westerly; also that portion of Government Lot 1, Section 8, Township 29 North, Range 2 East W.M., and of Government Lot 1, Section 7, Township 29 North, Range 2, lying West of the County road and North of a line of a wire fence which said fence is approximately 126.5 feet South of and parallel with the North line of said Sections 7 and 9.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

5200 SMUGGLERS COVE RD  
FREELAND, WA 98249

**MINIMUM BID: \$21,604.90**

**ASSESSED VALUE: \$432,731.00**

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**ITEM#: 66**

**PARCEL#: R33010-052-4540**

**PID#: 746401**

**LEGAL DESCRIPTION:**

**The land referred to herein is situated in the County of Island, State of Washington, and is described as follows:**

That portion of the Southeast Quarter of the Southeast Quarter of Section 10, Township 30 North, Range 3 East, W.M., described as follows:

Commencing at the Southwest corner of said Southeast quarter of the Southeast quarter;  
Thence South 89°26'27" East along the South line of said Southeast quarter a distance of 495.00 feet;  
Thence North 0°47'53" East parallel to the West line of said Southeast quarter of Section 10 a distance of 355.00 feet to the TRUE POINT OF BEGINNING;  
Thence continue North 0°47'53" East 325.00 feet; Thence South 89°26'27" East 165.00 feet;  
Thence South 0°47'53" West a distance of 325.00 feet;  
Thence North 89°26'27" West 165.00 feet to the TRUE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH a non-exclusive easement for ingress and egress and utilities over, and under, and upon a tract of land 60 feet in width together with a 90 foot diameter cul-de-sac, in the Southeast quarter of the Southeast quarter of Section 10, Township 30 North, Range 3 East, W.M., the centerline of said tract and cul-de-sac being described as follows:

Commencing at the Southwest corner of said Southeast quarter of the Southeast quarter;  
Thence South 89°26'27" East along the South line of said Southeast quarter a distance of 495.00 feet;  
Thence North 0°47'53" East parallel to the West line of said Southeast quarter of Section 10, a distance of 30.00 feet to the TRUE POINT OF BEGINNING of said centerline;  
Thence continue North 0°47'53" East along said centerline a distance of 325.00 feet to the terminus of said centerline, said terminus, also being the center of said 90 foot diameter cul-de- sac which is to be a part of said easement.

Situate in the County of Island, State of Washington.

**STREET ADDRESS:**

3165 GOLDBERRY LANE  
CAMANO ISLAND, WA 98282

**MINIMUM BID: \$7,792.92**

**ASSESSED VALUE: \$90,631.00**

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